59-4-64

TRANSFER TAX PAID

## WARRANTY DEED

026860

JAMES C. SULLIVAN and GEORGIA M. SULLIVAN of Waterville, County of Kennebec and State of Maine for consideration paid, grant to PAUL F. SHEA and TANIS L. SHEA of Waterville, County of Kennebec and State of Maine with WARRANTY COVENANTS, as joint tenants, the land in Waterville, County of Kennebec and State of Maine, bounded and described as follows, to wit:

A certain lot or parcel of land situate in said Waterville, in said County of Kennebec and State of Maine more particularly bounded and described as follows, to wit:

Being lot numbered 9 according to a plan of sruvey of Boutelle Heights made by Green and Wilson, C.E., May 10, 1921, and on file in Kennebec County Registry of Deeds and one-half part of lot numbered 10 on said plan of Boutelle Heights, which said one-half part of Lot numbered 10 is described as follows, to wit:

That part of said Lot numbered 10 lying easterly of a line drawn parallel to the westerly line of Lot numbered 9 and distant therefrom twenty-five (25) feet, Lot numbered 9 and the part of lot numbered 10, above described, constituting a rectangular lot having a frontage of seventy-five (75) feet on Roosevelt Avenue and extending back one hundred (100) feet from the southerly line of Roosevelt Avenue.

This conveyance however, is made subject to the following restrictions to which the Grantees, are accepting the same, agrees, viz:

No dwellings are to be erected on said lot to cost less than four thousand dollars and;

No building is to be erected except dwellings and garages to be used in connection therewith, and;

No building is to be erected within twenty (20) feet of the sidewalk on Roosevelt Avenue, door steps, piazzas and bay windows excepted.

Being the same premises conveyed to James C. Sullivan and Georgia M. Sullivan by warranty deed of Minerva Burke, dated September 13, 1972 and recorded in the Kennebec County Registry of Deeds in Book 1596, Page 139.

| 100.                          |                                |
|-------------------------------|--------------------------------|
| WITNESS our hands and seals t | his 13thday of October , 1987. |
| E Mr. E. Sail.                | 8 Harris E. J. Chai            |
| witness                       | JAMES C. SULLIVAN              |
| y to Hoth                     | Georgia M. Sullivan            |
| witness                       | GEORGIA M. SULLIVAN            |

57-22

THE STATE OF MAINE Kennebec, ss.

October 13 , 1987

Then personally appeared the above named JAMES C. SULLIVAN and GEORGIA M. SULLIVAN and acknowledged the foregoing instrument to be their free act and deed.

Before me, 1

Notary Public

Mary E. Soule

WLARY E SOULE NOTARY PUBLIC, MAINE MY CHRESCEN EXPERSED AFR. 20, 1998



RECEIVED KENNEBEC SS.

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